

166.0

0001

0005.0

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRAISED:

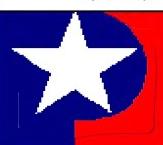
Total Card / Total Parcel
1,033,600 / 1,033,600

USE VALUE:

1,033,600 / 1,033,600

ASSESSED:

1,033,600 / 1,033,600


Patriot
Properties Inc.
PROPERTY LOCATION**IN PROCESS APPRAISAL SUMMARY**

No	Alt No	Direction/Street/City
35		ASHLAND ST, ARLINGTON

OWNERSHIP

Unit #:

Owner 1:	MC BURNY MAC ARTHUR C
Owner 2:	MC BURNY LISSA K
Owner 3:	

Street 1: 35 ASHLAND ST

Street 2:

Twn/City: ARLINGTON

St/Prov: MA Cntry: Own Occ: Y

Postal: 02476 Type:

PREVIOUS OWNER

Owner 1: NAINIS W SCOTT -

Owner 2: -

Street 1: 3515 LELAND ST

Twn/City: CHEVY CHASE

St/Prov: MD Cntry:

Postal: 20815

NARRATIVE DESCRIPTION

This parcel contains 9,600 Sq. Ft. of land mainly classified as Two Family with a Multi-Garden Building built about 1908, having primarily Aluminum Exterior and 3073 Square Feet, with 2 Units, 2 Baths, 0 3/4 Bath, 0 HalfBath, 13 Rooms, and 6 Bdrrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
104	Two Family		9600		Sq. Ft.	Site		0	70.	0.74	8									495,600						495,600	

Total AC/HA: 0.22039

Total SF/SM: 9600

Parcel LUC: 104 Two Family

Prime NB Desc: ARLINGTON

Total: 495,600

Spl Credit

Total: 495,600

Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - FY2021

apro

2021

Total Card / Total Parcel
1,033,600 / 1,033,600

Legal Description

User Acct

109750

GIS Ref

GIS Ref

Insp Date

09/11/18

!12843!

PRINT

Date Time

12/11/20 02:52:36

LAST REV

Date Time

09/27/18 11:46:30

apro

12843

ASR Map

Fact Dist

Reval Dist

Year

LandReason

BldReason

CivilDistrict

Ratio

PREVIOUS ASSESSMENT

Parcel ID 166.0-0001-0005.0

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2020	104	FV	532,900	5100	9,600.	495,600	1,033,600	1,033,600	Year End Roll	12/18/2019
2019	104	FV	407,300	5100	9,600.	495,600	908,000	908,000	Year End Roll	1/3/2019
2018	104	FV	407,200	5100	9,600.	439,000	851,300	851,300	Year End Roll	12/20/2017
2017	104	FV	381,300	5100	9,600.	368,200	754,600	754,600	Year End Roll	1/3/2017
2016	104	FV	381,300	5100	9,600.	368,200	754,600	754,600	Year End	1/4/2016
2015	104	FV	338,800	5100	9,600.	318,600	662,500	662,500	Year End Roll	12/11/2014
2014	104	FV	338,800	5100	9,600.	308,000	651,900	651,900	Year End Roll	12/16/2013
2013	104	FV	351,000	5100	9,600.	293,100	649,200	649,200		12/13/2012

SALES INFORMATION**TAX DISTRICT****PAT ACCT.**

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
NAINIS W SCOTT	40938-120		9/19/2003		610,000	No	No		
	13304-424		10/1/1977		64,500	No	No	Y	

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
8/12/2016	2026	Redo Bat	10,000	O				
12/19/2012	1661	Redo Bat	16,421					
2/8/2005	83	Re-Roof	14,000			G6	GR FY06	
4/27/2004	261	Redo Kit	4,500	C		G6	GR FY06	DRYWALL & CABS
2/26/2004	106	Redo Kit	8,000	C		G6	GR FY06	DRYWALL, CABS & SH
9/25/2002	800	Porch	15,000	C				REPAIR FRONT/REAR

ACTIVITY INFORMATION

Date	Result	By	Name
9/11/2018	Inspected	CC	Chris C
8/3/2018	MEAS&NOTICE	CC	Chris C
4/11/2013	Info Fm Prmt	MM	Mary M
1/14/2009	Meas/Inspect	163	PATRIOT
3/2/2005	Permit Visit	BR	B Rossignol
3/4/2004	Permit Visit	BR	B Rossignol
12/21/1999	Mailer Sent		
12/8/1999	Measured	243	PATRIOT
1/1/1982		GP	

Sign: VERIFICATION OF VISIT NOT DATA

/ / /

Total AC/HA: 0.22039

Total SF/SM: 9600

Parcel LUC: 104 Two Family

Prime NB Desc: ARLINGTON

Total: 495,600

Spl Credit

Total: 495,600

Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - FY2021

apro

2021

